

# KENSINGTON MUNICIPAL ADVISORY COUNCIL

## REGULAR MEETING AGENDA

### CONFERENCE ROOM, COMMUNITY CENTER 59 ARLINGTON AVE.

*The Community Center is wheelchair accessible. KMAC will provide reasonable accommodations for persons with disabilities planning to attend who contact Supervisor John Gioia's office at 510-374-3231 at least 24 hours before the meeting.*

**Tuesday, July 28, 2015  
7:00 PM**

1. Roll Call
2. Citizens' Comments
3. Approval of Meeting Notes from April 29, 2015, June 30, 2015 and July 24, 2015
4. **148 Highland Blvd. (DP15- 3011)** The applicant is requesting approval of a Development Plan for a Kensington design review to construct an addition of approximately 154 SF and condition the existing basement to livable space that will make the gross floor area, 2,448 SF (where the threshold is 2,100 SF).
5. **215 Columbia Ave. (DP15- 3012)** The applicant requests approval of a development plan for a Kensington design review to construct an addition of approx. 579 SF to an existing single family residence that will make the gross floor area 2,778 SF (where the threshold maximum is 2,600).
6. **210 Yale (DP15- 3013)** The applicant is requesting approval of a Development Plan to construct a 97-square-foot bathroom addition and a 101-square-foot closet addition, which causes the home to exceed the gross floor area threshold for the lot (3,440 square-feet proposed, 2,500 square-foot threshold). The project includes the following variance requests: a) a 3-foot, 7-inch side yard setback, where 5 feet is required; b) a 8-foot, 2-inch aggregate side yard setback, where 10 feet is required; and c) three stories, where 2.5 stories is allowed.
7. **2 Westminster (DP15- 3016)** The applicant requests approval of a Kensington Design Review Development Plan to allow construction of a 229 SF addition to an existing single family residence which brings the gross floor area (2865 SF) above the threshold triggering a public hearing. (2600 sq. ft.)
8. **239 Cambridge (DP15- 3017)** The applicant is requesting approval of a Development Plan to construct an addition approximately 272 SF and convert 198 SF of crawl space

into a garage that will make the gross floor area 2331 SF (where the threshold max of 2000 is allowed.) This application includes a variance to have a 15' front yard setback (where 20' is required.)

9. **84 Norwood (DP15- 3019)** The applicant requests approval of a Kensington Design Review Development Plan for purposes of constructing a 54 SF rear yard addition which exceeds the gross floor area threshold for the lot (3000 SF threshold, 3,109 SF proposed).